

**THE REDEVELOPMENT COMMISSION OF THE CITY OF BLOOMINGTON, INDIANA** met on Monday, June 7, 2010 at 5:00 p.m. in the Showers City Hall, McCloskey Room, 401 North Morton Street, with President David Walter presiding.

**I. ROLL CALL**

Commissioners Present: David Walter, Michael Gentile, Elizabeth Kehoe, Jim Muehling, Michael Szakaly and John West

Commissioner(s) Absent: None.

Staff Present: Lisa Abbott and Janet Roberts

Other(s) Present: Dave Williams, Parks and Rec; Adrian Reid, City Engineer

**II. READING OF THE MINUTES** -- March 1, 2010 (included); March 26, 2010; April 1, 2010; May 3, 2010; May 11, 2011 (not included) Michael Gentile moved to accept the March 1, 2010 minutes. Michael Szakaly seconded the motion. The minutes for March 1, 2010 were unanimously approved.

**III. EXAMINATION OF CLAIMS** – Michael Szakaly moved to approve the claims for May 14, 2010 for \$70,156.35 and May 28, 2010 for \$113,857.07. Michael Gentile seconded the motion. The claims were unanimously approved.

**IV. REPORT OF OFFICERS AND COMMITTEES.**

**A. Director's Report.** Abbott reported that the Consolidated Plan and the Annual Action Plan were approved by HUD. She anticipates the funds to be available in the next couple of week so the CDBG contracts will be on the agenda for the July meeting. The staff is now working on the Comprehensive Annual Evaluation Report for the 2009-2010 fiscal year which is due to HUD by July 15<sup>th</sup>.

She also reported the State Affordable Housing Conference participants will be touring EverGreen and Middle Way's New Wings project highlighting green building and energy efficiency projects. The department is also working with the new Sustainability Coordinator to offer free energy audits for city residents in partnership with the USGBC and SCCAP.

Abbott informed the Commissioners that the Salvation Army CDBG Recovery Grant has been submitted. HAND is also working with Parks and Utilities to do a CDBG Recovery application for the Griffey Dam. She said the Country Club Sidepath should be under construction within a couple of weeks.

The annual TIF finding will be on the July agenda. Gentile asked if the Commissioners will receive information regarding the finding prior to the meeting. Abbott said the information has been submitted to the Mayor and should be sent on to the Commission soon. The information will include TIF objectives, basic information, ongoing projects and potential projects that are in the works.

Abbott then listed several HAND events going on in June.

**B. Budget Summary Report**

**V. UNFINISHED BUSINESS.**

None.

**VI. NEW BUSINESS**

**A. RESOLUTION 10-17: Approval to Pay Expenses from the North Kinser/Prow Road TIF for Design Cost for the Cascades Sidepath.** Williams explained this project includes a connection to lower Cascades Park at Clubhouse Drive. They are requesting funding to do the federal requirement for an environmental study of the project location. Some of the funding for the sidepath is money that was originally scheduled for the Jackson Creek Trail which ended up being funded with Stimulus Funding -- freeing up a \$500,000 grant. Parks proposes to petition INDOT to reassign that money towards the Cascades Sidepath project and perhaps leverage federal money to build a part of the project.

He explained that about a third of the current request is for historic inventory in the park to test the soils, wetlands, etc. This is needed to make the project eligible. Williams said funds for the consultant were previously awarded and the same consultant is now being asked to provide a price to amend his contract to do the additional work.

Szakaly asked if there is a chance that INDOT might decline to reallocate that grant. Williams said they could still compete for a \$280,000 T-Grant. He said the environmental study would put them in a position to compete for the all the grant programs available. However, Williams said he would not guarantee federal support.

Walter noted that there is enough money in this TIF account to grant the request. Abbott stated the Kinser/Prow Road TIF shows the consultant expense for the initial design work on the TIF sheet.

The Commissioners asked that the second WHEREAS typo be changed to read . . . . . an allocation area for the purposes . . . . The resolution was changed.

Michael Szakaly moved to approve the resolution as corrected. John West seconded the motion as corrected. Resolution 10-17 was unanimously approved. **ADOPTED.**

## **VII. BUSINESS/GENERAL DISCUSSION**

**A. Renew Listing Contracts for EverGreen.** Abbott asked that the Commission approve the listing contract renewal for the unsold EverGreen properties for Lori Abram. She also asked that they give her permission to sign the contracts.

Michael Gentile moved to approve the request to renew the contract and to give Abbott permission to sign the contracts. Elizabeth Kehoe seconded the motion. The motion was unanimously approved.

**B. TIF FINDING.** Gentile said it would be helpful if Abbott would give them her sense of what is in each TIF and what is committed. Abbott stated she intends for them to have the following information: The objectives of each TIF, date started, sunset date, unallocated balances on May 31, 2010, projects already approved by the RDC and a list of potential projects being seriously considered.

## **VIII. ADJOURNMENT**

It was moved and seconded to adjourn the meeting.

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David Walter, President

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Michael Gentile, Secretary

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Date